

CITY OF ROCKLIN PLANNING COMMISSION

A G E N D A

August 1, 2006

6:30 P.M.

**Rocklin Council Chambers
Rocklin Administration Building
3970 Rocklin Road**

(www.ci.rocklin.ca.us)

CITIZENS ADDRESSING THE COMMISSION

Citizens may address the Planning Commission on any item on the agenda, when the item is considered. Citizens wishing to speak may request recognition from the presiding officer by raising his or her hand and stepping to the podium when requested to do so. An opportunity will be provided for citizens wishing to speak on non-agenda items to similarly request recognition and address the Planning Commission. Three to five-minute time limits may be placed on citizen comments.

ACCOMMODATING THOSE INDIVIDUALS WITH SPECIAL NEEDS

In compliance with the Americans with Disabilities Act, the City of Rocklin encourages those with disabilities to participate fully in the public hearing process. If you have a special need in order to allow you to attend or participate in our public hearing process or programs, please contact our office at 625-5160 well in advance of the public hearing or program you wish to attend so that we may make every reasonable effort to accommodate you.

WRITTEN MATERIAL INTRODUCED INTO THE RECORD

Any citizen wishing to introduce written material into the record at the hearing on any item is requested to provide a copy of the written material to the Planning Department prior to the hearing date, so that the material may be distributed to the Planning Commission prior to the hearing.

COURT CHALLENGES

Court challenges to any public hearing items may be limited to only those issues which are raised at the public hearing described in the notice or in written correspondence delivered to the City at or prior to the public hearing. (Government Code Section 65009)

APPEAL PERIOD

There is a 10-day appeal period for most Planning Commission decisions. However, a Planning Commission approval of a tentative parcel map has a 15-day appeal period. Appeals can be made by any interested party upon payment of the appropriate fee and submittal of the appeal request to the Rocklin City Clerk or the Planning Department, 3970 Rocklin Road, Rocklin.

FURTHER INFORMATION

Any person in any agenda item may contact the Planning Staff prior to the meeting date, at 3970 Rocklin Road, Rocklin, CA 95677 or by phoning (916) 625-5160 for further information.

**7. WHITNEY RANCH LOT 1
TENTATIVE PARCEL MAP, DL-2006-04
G. C. WALLACE OF CALIFORNIA**

PUBLIC HEARING

An application to split Lot 1 of Whitney Ranch Large Lot Subdivision into two (2) new parcels.

The subject property is located on the westerly side of Wildcat Boulevard in the general vicinity of the intersection of Wildcat Boulevard and Bridlewood Drive. APN# 017-171-004.

The property is zoned Planned Development/Business Professional. The General Plan designation is Business Professional.

The Environmental Impact Report for the North West Rocklin Annexation, of which this project is a portion, was certified via City council Resolution No. 2002-230. Pursuant to Section 15162 of the California Environmental Quality Act (CEQA) the City of Rocklin has determined that the previously approved Environmental Impact Report sufficiently addressed the potential impacts of this subsequent development and, therefore, no additional environmental documentation is required. A copy of the Resolution certifying the Environmental Impact Report is available for review in the Planning Department Offices.

The applicant is G. C. Wallace of California. The property owner is Newland Communities/Sunset Ranchos Investors, LLC.

Commission action:_____

**8. T-MOBILE SIERRA COLLEGE BLVD.
DESIGN REVIEW, DR-2006-09
CONDITIONAL USE PERMIT, U-2006-05
T-MOBILE**

PUBLIC HEARING

This application is a request for approval of design review and conditional use permit entitlements to allow a second wireless communications provider to locate on the existing pole antenna at the Sierra College Baptist Church, including mounting additional antennas on the existing pole and new ground mounted base equipment.

The subject property is located at the Sierra College Baptist Church, 4800 Sierra College Boulevard Road. APN# 045-052-018.

The property is zoned Planned Development Commercial (PD-C). The General Plan designation is Retail Commercial (RC).

This project has been determined to be categorically exempt from the California Environmental Quality Act (CEQA) under Section 15301 – New Construction or Conversion of Small Structures.

The applicant is T-Mobile. The property owner is Sierra College Baptist Church

Commission action:_____

**9. HARLEY DAVIDSON OF ROCKLIN
SUBSTANTIAL COMPLIANCE
SIGN DESIGN**

PUBLIC HEARING

Request to approve Design Compliance of the Sign Program for the Harley Davidson of Rocklin.

The subject property is located at 4361 Granite Drive. APN:045-020-092.

Commission action: _____

10. Discussion

11. Adjournment